

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|-----------------------|
| 8 | | WILSON AVE, ARLINGTON |

OWNERSHIP

| OWNERSHIP | | | Unit #: | |
|-----------|------------------------------|--------|---------|------------|
| Owner 1: | JOHNSON MICHAEL & KRISTINA T | | | |
| Owner 2: | | | | |
| Owner 3: | | | | |
| Street 1: | 8 WILSON AVE | | | |
| Street 2: | | | | |
| Twn/City: | ARLINGTON | | | |
| St/Prov: | MA | Cntry: | | Own Occ: Y |
| Postal: | 02474 | | Type: | |

PREVIOUS OWNER

| | | | |
|-----------|-------------------------------|--------|--|
| Owner 1: | TIMMINS WILLIAM F JR & MARY - | | |
| Owner 2: | - | | |
| Street 1: | 8 WILSON AVE | | |
| Twn/City: | ARLINGTON | | |
| St/Prov: | MA | Cntry: | |
| Postal: | 02474 | | |

NARRATIVE DESCRIPTION

This parcel contains 6,363 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1948, having primarily Vinyl Exterior and 1920 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |
| | | | |
| | | | |

PROPERTY FACTORS

| Item | Code | Description | % | Item | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z | R1 | SINGLE FA | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

[illegible]

| | | | | | | | | | | | | | |
|--------------|---------|--------------|------|-------------|-----|------------|----------------|-----------|--------|---------|------------|--------|---------|
| Total AC/HA: | 0.14607 | Total SF/SM: | 6363 | Parcel LUC: | 101 | One Family | Prime NB Desc: | ARLINGTON | Total: | 488,714 | Spl Credit | Total: | 488,700 |
|--------------|---------|--------------|------|-------------|-----|------------|----------------|-----------|--------|---------|------------|--------|---------|

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

IN PROCESS APPRAISAL SUMMARY

| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value | Legal Description | User Acct |
|--------------|-----------------|--------------------------------|------------|------------|-------------|-------------------|-----------|
| 101 | 6363.000 | 330,500 | | 488,700 | 819,200 | | 12202 |
| | | | | | | | GIS Ref |
| | | | | | | | |
| Total Card | 0.146 | 330,500 | | 488,700 | 819,200 | Entered Lot Size | GIS Ref |
| Total Parcel | 0.146 | 330,500 | | 488,700 | 819,200 | Total Land: | |
| Source: | Market Adj Cost | Total Value per SQ unit /Card: | 426.67 | /Parcel: | 426.6 | Land Unit Type: | Insp Date |

PREVIOUS ASSESSMENT

| PREVIOUS ASSESSMENT | | | | | | | | | Parcel ID | | 017.0-0003-0010.0 | | !1468! | |
|---------------------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|--|-------------------|--|--------|--|
| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | | Date | | | |
| 2020 | 101 | FV | 330,600 | 0 | 6,363. | 488,700 | 819,300 | 819,300 | Year End Roll | | 12/18/2019 | | | |
| 2019 | 101 | FV | 250,600 | 0 | 6,363. | 519,300 | 769,900 | 769,900 | Year End Roll | | 1/3/2019 | | | |
| 2018 | 101 | FV | 250,600 | 0 | 6,363. | 378,800 | 629,400 | 629,400 | Year End Roll | | 12/20/2017 | | | |
| 2017 | 101 | FV | 250,600 | 0 | 6,363. | 329,900 | 580,500 | 580,500 | Year End Roll | | 1/3/2017 | | | |
| 2016 | 101 | FV | 250,600 | 0 | 6,363. | 281,000 | 531,600 | 531,600 | Year End | | 1/4/2016 | | | |
| 2015 | 101 | FV | 244,400 | 0 | 6,363. | 274,900 | 519,300 | 519,300 | Year End Roll | | 12/11/2014 | | | |
| 2014 | 101 | FV | 244,400 | 0 | 6,363. | 226,000 | 470,400 | 470,400 | Year End Roll | | 12/16/2013 | | | |
| 2013 | 101 | FV | 244,400 | 0 | 6,363. | 215,000 | 459,400 | 459,400 | | | 12/13/2012 | | | |

PRINT

Date

Time

12/10/20

17:03:25

LAST REV

Date

Time

11/04/20

13:42:52

iorurke

SALES INFORMATION

[illegible]

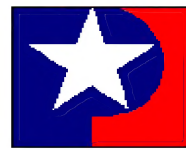
BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

| Date | Result | By | Name |
|-----------|--------------|-----|---------|
| 11/4/2020 | SQ Returned | JO | Jenny O |
| 9/9/2020 | SQ Mailed | JO | Jenny O |
| 2/10/2009 | Meas/Inspect | 189 | PATRIOT |
| 9/30/1999 | Mailer Sent | | |
| 9/30/1999 | Measured | 243 | PATRIOT |
| 10/1/1981 | | CM | |
| | | | |
| | | | |
| | | | |

Sign: VERIFICATION OF VISIT NOT DATA __/__/__



Patriot
Properties Inc.

USER DEFINED

| | |
|----------------|-------|
| Prior Id # 1: | 12202 |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| ASR Map: | |
| Fact Dist: | |
| Reval Dist: | |
| Year: | |
| LandReason: | |
| BldReason: | |
| CivilDistrict: | |
| Ratio: | |
| | |
| | |

AssessPro Patriot Properties, Inc